

MINUTES OF THE TOWN OF FLORENCE COUNCIL REGULAR MEETING OF THE FLORENCE TOWN COUNCIL HELD ON MONDAY, OCTOBER 18, 2021, AT 6:00 P.M., IN THE FLORENCE TOWN COUNCIL CHAMBERS, LOCATED AT 775 N. MAIN STREET, FLORENCE, ARIZONA.

SPECIAL NOTICE REGARDING PUBLIC MEETINGS

Due to the risks to public health caused by the possible spread of the COVID-19 virus at public gatherings, the Town of Florence has authorized attendance through technological means. In reliance on, and in compliance with, the March 13, 2020 Opinion issued by Attorney General Mark Brnovich, and in conjunction with the Emergency Proclamation signed by Mayor Tara Walter, on March 18, 2020, the Town of Florence provides this special advance notice of the technological means through which public meetings may be accessed. Public wishing to provide comment at the meeting should contact the Town Clerk by 5:00 p.m. the day of the meeting.

The agenda for this meeting is as follows:

CALL TO ORDER

Mayor Walter called the meeting to order at 6:01 p.m.

ROLL CALL:

Present: Tara Walter, Michelle Cordes, John Anderson, Judy Hughes, Arthur Neal, Johnie Mendoza

Absent: Kristen Rodriguez

MOMENT OF SILENCE

Mayor Walter called for a moment of silence.

PLEDGE OF ALLEGIANCE

Mayor Walter led the Pledge of Allegiance.

CALL TO THE PUBLIC

Call to the Public for public comment on issues within the jurisdiction of the Town Council. Council rules limit public comment to three minutes. Individual Councilmembers may respond to criticism made by those commenting, may ask staff to review a matter raised or may ask that a matter be put on a future agenda. However, members of the Council shall not discuss or take action on any matter during an open call to the public unless the matters are properly noticed for discussion and legal action.

Ms. Cathy Adam, Florence Resident, provided an update on the Cuen Building. The building is 139 years old. The building was restored to the Secretary of the Interior's standards because it is a

historical building and allows for a 20% tax credit on the total cost of the rehabilitation. Improvements include:

- Adobe bricks were handmade with dirt that matched the existing bricks for stability of the building
- Roof has been replaced with corrugated metal, which matches the original roof
- Has ADA compliant restroom
- Windows and doors are custom made to match the original
- Trim is a custom design color
- Skylight is intact and was preserved with original glass

Ms. Adam stated that the successful restoration is a result of three factors:

- A willing property owner with sufficient funds to undertake a project like this
- A credentialed, experienced preservation specialist
- An educated building official who was able to interpret current code and apply it to a historic building.

Ms. Adam stated that several buildings in Florence have been restored with adobe technology. She stated that there are more restoration projects happening in Florence. She stated with support of the Town's Downtown Rehabilitation Grant and the Restoration of the Heritage Fund grants from the State of Arizona, and many tax incentives, there is momentum happening in the Historic District and it takes everyone to lend a hand to do so.

PRESENTATIONS

Proclamation declaring October 2021 as Breast Cancer Awareness Month.

Mr. Bruce Walls, Police Chief, stated that this is the second year that the Police Department has worn a pink police badge in honor of Breast Cancer Awareness Month. The patch also includes a purple ribbon in honor of the Domestic Violence Month. The patch symbolized awareness for both campaigns.

Chief Walls presented each of the Council a Police patch.

Mayor Walter played a video in which she read the proclamation and declared October 2021 as Breast Cancer Awareness Month.

Proclamation declaring October 2021 as Fire Prevention Month.

Mayor Walter played a video in which she read the proclamation and declared October 2021 as Fire Prevention Month.

Mr. Jim Walter, Interim Fire Chief, stated that this is the time of year that the public is encouraged to change out the batteries in the fire detectors and to go through your home to ensure that everything is safe. He encouraged the public to reach out if they have any questions or need assistance.

Proclamation declaring October 17-23, 2021 as Cities and Towns Week.

Town of Florence Council Meeting Minutes

October 18, 2021

Page 2 of 18

Mayor Walter played a video in which she read the proclamation and declared October 17-23, 2021 as Cities and Towns Week. She thanked all of the employees for their diligence in providing services to the residents.

Recognition of Alessandra Allen for receiving the Town of Florence, October 2021, Outstanding Employee Award.

Mayor Walter stated that the Employee Incentives Committee (EIC) developed the Outstanding Employee Recognition Program to give our employees the ability to recognize their co-workers for their outstanding contributions to the organization and the citizens we serve. This award is given based on employee nominations that are submitted to the EIC, which then hears each nomination, and based on the criteria within the Program Policy, chooses the monthly winner of the award. Each employee who is recognized will receive a \$75.00 gift certificate from a local business of the winner's choosing, and a certificate which the winner receives publicly at a Town Council meeting to celebrate their contribution(s) to the Town. This award can only be received one time annually by an employee.

Ally Allen has the honor of being the first employee to receive this award. The following is what a co-worker had to say about Ally's contribution to the work environment.

"Dear EIC Committee Members,

Thank you for the opportunity to point out an outstanding employee. I would like to recommend Ally Allen for this recognition. Ally is a team player! She is always available and willing to help no matter the task. Ally is knowledgeable in all aspects of our software system in Finance and is heavily relied upon.

Her customer service skills, both internal and external, are excellent. Ally always follows up on issues and sees all processes through to a full resolution. Despite her position, she is never "above" doing the simplest task, to the most complicated and time-consuming. Ally does not have to be asked to help with a problem – she is always tuned into her department processes and needs.

Ally can always be relied upon to learn a process and teach others. She is very good at understanding software systems and identifying possible issues. She is patient when training others and always follows up to ensure we understand and are comfortable.

I hope you will consider Ally Allen as our first to receive this recognition. She has worked very hard for many years for the Town and has always been loyal. I am proud to work with her and appreciate her always, CAN-DO ATTITUDE!

Please join us in congratulating Alessandra Allen for her outstanding work ethic and performance which helps her, and her co-workers excel."

Mr. Brent Billingsley, Town Manager, stated that Mayor Walter worked with the EIC to design the program. He recognized Ms. Allen for her willingness to assist others, institutional knowledge of the

organization and vast knowledge of the Caselle software. She also works very hard with the Town's auction to ensure that the Town receives the maximum possible for the items.

Ms. Ally Allen, Accountant, thanked her co-workers. She also thanked Ms. Jimenez for her assistance. She works with a great team and appreciates their support and thanked everyone for the recognition.

Ms. Becki Jimenez, Finance Director stated that Ms. Allen has worked for the Town since February, 2000. She stated that she does an outstanding job and knows every phase of the Finance Department. She is loyal and dedicated to the Town and her commitment is much appreciated.

Introduction of Latisha Gilmore, Marvin Andrews Fellowship, Arizona State University.

Mr. Billingsley stated that he was provided an opportunity to mentor Ms. Latisha Gilmore, MPA Student, Marvin Andrews Fellowship, Arizona State University (ASU). They have discussed city and town management. As part of her program, she needed to attend a Council Meeting.

Ms. Latisha Gilmore stated that she is a Marvin Andrews Fellow and first year Master of Public Administration student, ASU. She is also a member of the Navajo nation and is from Kayenta, Arizona. She is taking a class called the City and County Manager, and much of her background is working with Tribal and Federal Government and does not have a lot of experience with working with local municipalities.

Ms. Gilmore stated that one of her assignments was to interview a city/town manager and she chose Florence because she lived in Tucson and often passed through Florence and always found it to be an interesting Town. She had an opportunity to meet with Mr. Billingsley and discuss how business is conducted in Florence and how leaders lead in their community in order for things to run more efficiently as well as working with the public to address their concerns.

CONSENT: All items on the consent agenda will be handled by a single vote as part of the consent agenda unless a Councilmember or a member of the public objects at the time the agenda item is called.

Approval of the One Arizona Distribution of Opioid Settlement Funds Agreement between the Town of Florence and the State of Arizona. (Cliff Mattice)

Approval of the September 7, September 13, September 20, and September 28, 2021 Town Council Meeting minutes. (Lisa Garcia)

On motion of Vice-Mayor Cordes, seconded by Councilmember Anderson, and carried (6-0) to approve the Consent Agenda, as written.

UNFINISHED BUSINESS

Discussion/Approval/Disapproval to enter into an Intergovernmental Agreement with Maricopa County, for the exchange of services (Entente) in order to perform routine or emergency roadway

maintenance services as well as utilizing shared resources, in an amount not to exceed \$50,000. (Chris Salas)

Mr. Chris Salas, Public Works Director, stated that expenditure limit was decreased to \$50,000, as requested by Council. Maricopa County has reviewed and accepted the revision. The agreement will allow for the sharing of resources and to be done on a task basis and would only be used in an event of an emergency.

On motion of Vice-Mayor Cordes, seconded by Councilmember Anderson, and carried (6-0) to enter into an Intergovernmental Agreement with Maricopa County, for the exchange of services (Entente) in order to perform routine or emergency roadway maintenance services as well as utilizing shared resources, in an amount not to exceed \$50,000.

NEW BUSINESS

Discussion/Approval/Disapproval of Amendment One to the Service Line Warranties of America Marketing Agreement. (Lisa Garcia)

Ms. Lisa Garcia, Deputy Town Manager/Town Clerk, stated that the Town first entered into an agreement with Service Line Warranties Marketing Agreement in 2016. There are 113 active policies, 63 active external water line policies, 42 active external sewer line policies, and eight active interior plumbing and drainage policies. Since implementing the program, residents have saved \$12,539 in repair costs. The cost for the plans are:

- External water line service \$5.33/month
- External sewer/septic line service \$7.33/month
- Interior plumbing/draining \$6.58/month

Ms. Garcia stated if the Town were to cancel the agreement, residents that are currently enrolled have the option to stay enrolled and remain customers as long as they don't have a lapse in coverage. If they were to have a lapse, they would not be able to enroll with the same coverage and discounted rates. Any residents interested in enrolling would not be eligible for the same coverage and discounted rates.

Ms. Garcia stated that this program is endorsed by the National League of Cities and Towns that helps historical communities with external costs.

Ms. Garcia stated that the Town has removed the elected official signature in 2019. Town has used our logo on both the internal letter and outer envelope. If the Council selects to keep the logo on the materials the Town will provide the new logo for use.

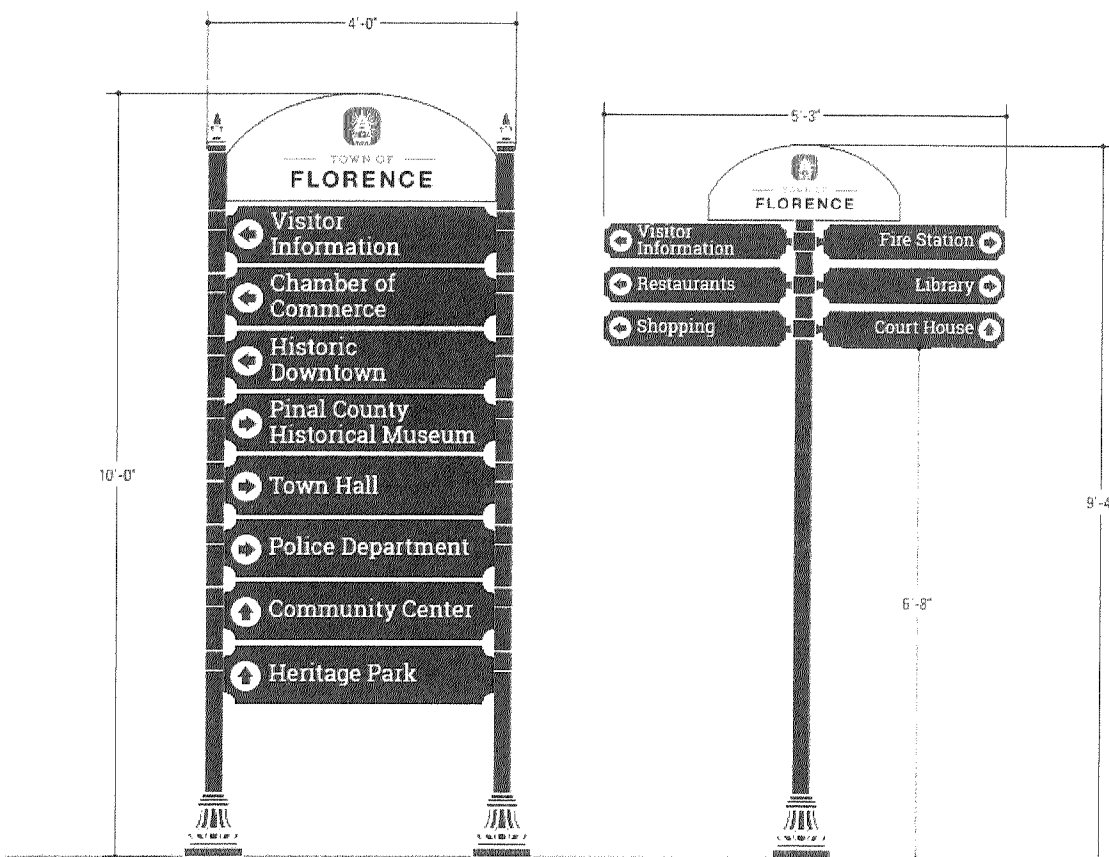
On motion of Vice-Mayor Cordes, seconded by Councilmember Hughes, and carried (6-0) to approve Amendment One to the Service Line Warranties of America Marketing Agreement.

Discussion/Approval/Disapproval of the design of wayfinding signs and direct staff to proceed with construction and installation. (Larry Harmer)

Mr. Larry Harmer, Planning Manager, stated that Motivational Systems Inc. (MSI) included three design options for wayfinding signs that represented entry signs and downtown pedestrian-oriented signs. Subsequent to the contract award, these options have been presented to the Historic District Advisory Commission (HDAC) and the Greater Florence Chamber of Commerce Board of Directors. Each group offered comments and suggestions to the designs. The resultant design is presented to the Town Council for your endorsement prior to determining final locations and construction.

The design incorporates details from each of the original options and includes:

- The new Town Logo image and colors on the ‘tombstone’ shaped header
- “Turn of the 20th Century” lamp post base
- “Turn of the 20th Century” finials on the entry signs
- Neutral/rustic “Turn of the 20th Century” finish for sign panels and posts w/ white lettering
- Individual sign panels that can be added, subtracted, or rearranged
- Pedestrian signs can accommodate between one and four flag sign directions depending on location
- Final panel text and directional arrows will be determined based on location of each sign



Mr. Harmer stated that Town staff will walk the Downtown Core Area with MSI to identify locations that wayfinding signs can be placed within Town Right of Way (ROW) and be most functional for pedestrian viewing.

Mr. Harmer stated that the poles will be neutral in color and will be powder coated.

Mr. Harmer stated that conversations with the Arizona Department of Transportation (ADOT) have not produced the support we had hoped for. The Town has been informed by ADOT that they will not permit any signage that would advertise individual businesses. They will only allow civic-oriented signage and only with specific ADOT approved colors. This will impact both wayfinding and kiosk sign placement along State Route (SR) 79, SR 287, and SR 79B (East Butte Avenue and South Main Street). Staff will work with MSI to consider alternatives that will satisfy the Town's desire to focus on local businesses while adhering to ADOT's regulations. If ROW locations are not convenient, staff will negotiate with private property owners for alternative placement.

On motion of Vice-Mayor Cordes, seconded by Councilmember Hughes, and carried (6-0) to approve the design of wayfinding signs and direct staff to proceed with construction and installation.

Discussion/Approval/Disapproval of using \$9,158,403.30 in American Rescue Plan Act Funds for proposed general government, water, and wastewater projects.

Ms. Jennifer Evans, Management Analyst, stated that the American Rescue Plan Act (ARPA) Funds was established in March 2021. The program provides support to State, territorial, local, and Tribal governments in responding to the negative economic and public health impacts of COVID-19.

Ms. Evans stated that local governments with populations under 250,000 received an allocation of funds through the State, from the Federal government. The Town received half of its ARPA funds, \$4,579,201.65, and will receive the remaining funds sometime after June 2022. The Town's total award is \$9,158,403.30.

Ms. Evans stated that ARPA funds are considered a federal grant, so federal award administration and labor standards requirements apply to each project. The funds are excludable and do not count toward the expenditure limitation.

Ms. Evans stated that ARPA funds may be used for expenses occurring between March 3, 2021, and December 31, 2024. If the Town were to use the funds for construction projects, the funds need to be encumbered by December 31, 2024, and must be expended by December 31, 2026.

Ms. Evans stated that while communities may use ARPA funds for different types of projects, the funds must be used in one of four statutory categories:

- Respond to the public health emergency or its negative economic impacts.
- Respond to workers performing essential work during COVID by providing premium pay to eligible workers.

- For the provision of government services to the extent of the reduction in revenue due to COVID relative to revenues collected in the most recent full fiscal year prior to the emergency.
- To make necessary investments in water, sewer, and broadband infrastructure.

Ms. Evans stated that the Treasury Department issued an Interim Final Rule (IFR) in May 2021 that provides details on the eligible and ineligible uses of ARPA funds. The public comment period for the IFR closed in mid-July and final guidance is expected in the coming months. The IFR specifically identified the following eligible uses of ARPA funds:

- Assistance to households, small businesses and non-profits; aid impacted industries.
- Reimbursement for costs incurred to directly respond to COVID.
- Capital investments in public facilities to meet pandemic operational needs such as physical plant improvements or adaptations to implement COVID mitigation tactics.
- Provide aid to travel, tourism, and hospitality industries. May be used to assist other industries but proof is required that there was a negative economic impact due to COVID.
- Provide health and social services to low-income communities that were disproportionately affected. Must be located in a Qualified Census Tract (QCT). Funds can be used to address health disparities, housing, homelessness, education disparities, jobs programs, and to promote healthy childhood environments.
- Vaccine incentive programs and back to work incentives.
- Limited public safety payroll expenses.
- Investments in parks, public plazas, and other public outdoor recreation spaces. Must be in a QCT.
- May use funds for maintenance of infrastructure to the extent of the estimated reduction in revenue due to COVID.
- Water and sewer infrastructure projects that are eligible for the EPA Clean Water State Revolving Loan Fund (CWSRF) or Drinking Water State Revolving Loan Fund (DWSRLF).
 - CWSRF = construction of treatment works, nonpoint source pollution management, decentralized wastewater treatment systems, stormwater systems, water conservation, efficiency, and reuse measures, energy efficiency measures for treatment works, water reuse projects, security measures at treatment works, and technical assistance for compliance.
 - DWSRF = treatment, transmission, and distribution (including lead service line replacement), source rehabilitation and decontamination, storage, consolidation, and new systems development.
- Broadband infrastructure that delivers 100 Mbps download speed and at least 20 Mbps upload speed; digital literacy training; modernization of cybersecurity including hardware, software, and protection of critical infrastructure.

Ms. Evans stated that the Town staff has had several discussions about potential projects that would be considered eligible uses of the funds. Based on current and future needs, staff proposes the following:

General Government

Council Chambers Audio/Visual \$190,000

Town of Florence Council Meeting Minutes

October 18, 2021

Page 8 of 18

Town Hall HVAC Infrastructure	\$1,061,461
Admin and Finance Windows	\$80,000
Employee Vaccine Incentive	\$100,000

Water

SCIDD Utility Relocation	\$275,000
Adamsville Rd. Waterline	\$1,850,000
ADOT Gila River Bridge Utility Relocation	\$1,824,712

Wastewater

SWWTP SBR Aeration	\$1,500,000	
SWWTP Headworks + Odor Control	\$1,190,000	(partially WIFA funded)
Main St. Wastewater Main Replacement	\$920,000	
SWWTP Disinfection System Upgrade	\$220,000	

Total	\$9,111,173
-------	-------------

Councilmember Hughes asked that the Employee Vaccine Incentive entails.

Ms. Garcia stated that the funding for the Employee Vaccine Incentive will be used for the 10 days of eligible Covid leave for each employee. This will allow the employee to seek testing three to five days after exposure and to shelter in place, as recommended by their physician. There would also be an incentive for those who receive the booster, per government guidelines. She stated that this program differs from the Back to Work Incentive.

Ms. Garcia stated that the Back to Work Incentive is to keep the team working. The message that they are trying to send is if you are sick, stay home. The concern is people infecting others and have a mass spread and that services are maintained for our residents. If approved, a detailed plan would be forwarded to Council for consideration.

Vice-Mayor Cordes inquired if the program is only for employees who have been vaccinated.

Ms. Garcia stated that it would be for all employees. The 10 days sick leave is for any employees who has been exposed and is currently testing or an employee who has tested positive and must shelter in place.

Vice-Mayor Cordes stated that she does not support any incentive or program that benefits someone who is vaccinated and not those who are not.

Councilmember Hughes stated that she does not like the verbiage as it implies that the incentive is only for those who are vaccinated.

Ms. Garcia stated that the Town Manager has signed off of the policy to ensure that the employees are safe and there are provisions for those who have been exposed, are being tested, and can shelter if they are ill with Covid-19.

Councilmember Mendoza stated that some of the projects outlined have been previously approved, and he inquired if the approval is for the ARPA funds to be utilized rather than other funding sources.

Ms. Evans stated that Councilmember Mendoza is correct, it will be to utilize ARPA funds.

On motion of Vice-Mayor Cordes, seconded by Councilmember Anderson, and carried (6-0) to approve using \$9,158,403.30 in American Rescue Plan Act Funds for proposed general government, water, and wastewater projects.

Discussion/Approval/Disapproval of adoption of a Resolution No. 1798-21 approving the sale and execution and delivery of excise tax revenue obligations, SERIES 2021, evidencing A PROPORTIONATE INTEREST of the OWNERS thereof in a purchase agreement from the TOWN; approving the form and authorizing the execution and delivery of such purchase agreement and other necessary agreements for such sale; delegating authority to determine certain matters and terms with respect to the foregoing and declaring an emergency.

Ms. Becki Jimenez, Finance Director, stated that the Town has ample money; however, it is unable to spend it because of the permanent base adjustment. She stated that \$65 million was budgeted in expenditure and excluded up to the maximum expenditure of \$31 million. Therefore, financing is necessary due to unforeseen issues and projects that need to be completed. The funding used for financing along with the debt service is excludable from expenditure limitation in future years. This will remain as such until such time that the Town can increase its expenditure limitation.

Ms. Jimenez stated that the total cost for projects this fiscal year is estimated at \$4,755,000. The projects include the following:

- Bridge Replacement \$1,500,000
- Water Barn \$ 500,000
- Fire Apparatus \$ 750,000
- AMERESCO Project \$1,925,000
- Closing Costs \$ 80,000

Ms. Jimenez stated that if the Council votes in favor of this agenda item the projects will move forward. If the Council votes no on the agenda item, the projects will not move forward until such time that funding is provided. She noted there is not capacity for these projects in next fiscal year.

Ms. Jimenez stated that the interest rate will be at 1.49% and the estimated annual payment will be \$730,550. The financing is flexible and for seven years with the option to pay it off early. Funding of approximately \$1 million will be received for the bridge project.

Mr. Mark Reader, Managing Director, Stifel and Nichols, provided a presentation in which he outlined the following:

- Projects to be financed
 - Project Fund Deposits

▪ Bridge Project	\$1,000,000
▪ Water Barn	\$ 500,000
▪ Pumper Fire Apparatus	\$ 750,000
▪ <u>Energy Savings Project</u>	<u>\$1,925,000</u>
Total:	\$4,675,000

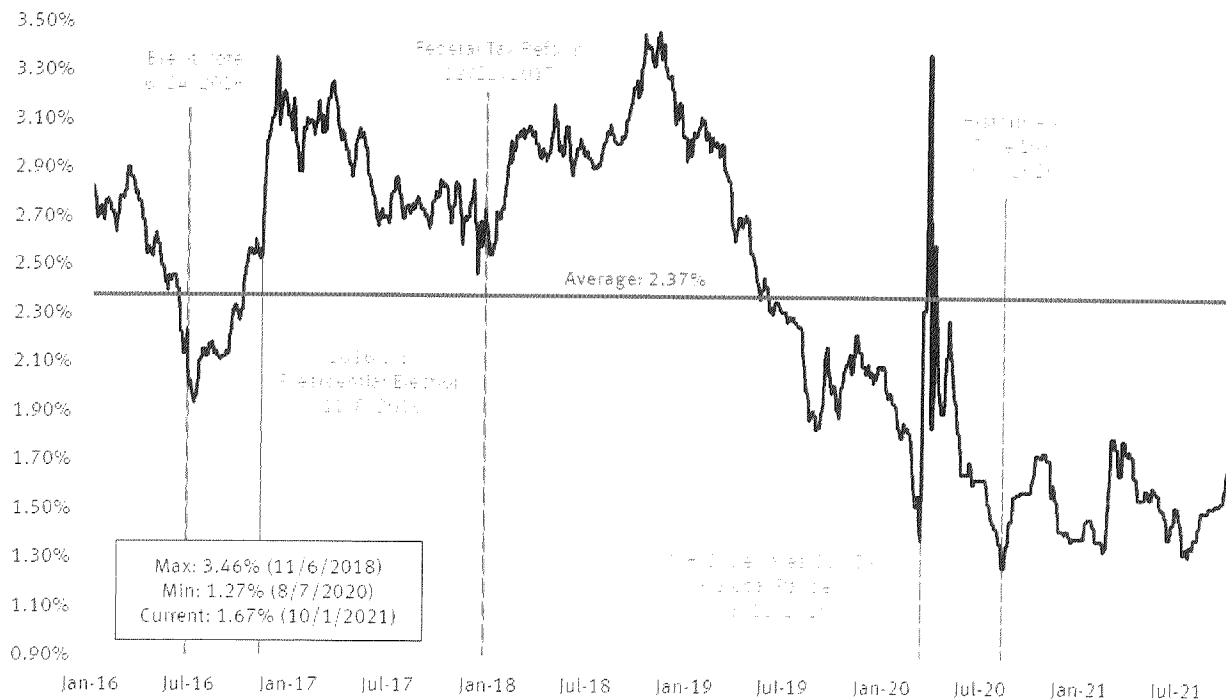
— Public Policy Objectives

- Complete Essential Public Infrastructure Improvement Projects
- Secure Low Interest (Tax-Exempt) Rate –In Process
 - Utilizing National Bank and obtained a 1.49% interest rate
 - Obtained great rate due to Town's financial stability
- Structure With Shorter Seven-Year Amortization to Reduce Interest Expense –Through Private Placement Alternative
- Structure As Callable with No Prepayment Penalty
- Compliance with the Expenditure Limit

— Market Volatility: A Defining Characteristic

Market Volatility: A Defining Characteristic

30-Year AAA MMD Since January 1, 2016



Pledged Revenue Table

\$4,755,000 (subject to change)
TOWN OF FLORENCE, ARIZONA
PLEDGED EXCISE TAX REVENUE OBLIGATIONS, SERIES 2021

HISTORICAL AND PROJECTED EXCISE TAX REVENUES

Category	Audited					Estimated	Budgeted
	Fiscal Year 2015/16	Fiscal Year 2016/17	Fiscal Year 2017/18	Fiscal Year 2018/19	Fiscal Year 2019/20	Fiscal Year 2020/21 (a)	Fiscal Year 2021/22 (b)
Town Transaction Privilege (Sales) Taxes	\$ 3,907,731	\$ 3,713,652	\$ 4,175,872	\$ 4,613,403	\$ 5,276,892	\$ 6,815,117	\$ 5,450,000
Franchise Taxes	548,613	617,196	631,107	649,202	669,474	687,343	742,500
Licenses and Permits	613,337	591,611	768,691	788,507	1,372,936	1,347,581	1,252,150
Fines and Forfeitures	146,875	186,459	160,251	158,343	152,170	203,191	185,200
Charges for Services (Business Type Activities)	940,189	917,117	975,119	972,651	619,890	807,281	612,275
State-Shared Revenues:							
State Sales Tax	2,669,973	2,805,600	2,478,688	2,625,587	2,737,846	3,253,157	3,219,763
State Income Tax	3,074,531	3,806,084	3,192,974	3,157,558	3,416,359	3,918,987	3,577,912
Auto-in-lieu	1,406,399	1,664,532	1,498,777	1,585,289	1,649,271	1,984,112	1,847,534
TOTAL	\$ 13,307,648	\$ 14,302,252	\$ 13,881,480	\$ 14,550,540	\$ 15,894,839	\$ 19,016,770	\$ 16,887,334

(a) These amounts are actual, but unaudited and subject to change upon audit and should be considered with an abundance of caution.

(b) These amounts are budgeted, constitute "forward looking" statements and should be considered with an abundance of caution.

Debt Service and Coverage Table

\$4,755,000 (subject to change)
TOWN OF FLORENCE, ARIZONA
PLEDGED EXCISE TAX REVENUE OBLIGATIONS, SERIES 2021

ESTIMATED DEBT SERVICE REQUIREMENTS AND PROJECTED COVERAGE

Fiscal Year	Excise Tax Revenues and State Shared Revenues (a)	Outstanding Obligations			Plus: The Obligations*			Total Annual Debt Service Requirements	Maximum Annual Debt Service Coverage (c)
		Principal	Interest	Debt Service	Principal	Interest (b)	Debt Service		
2020/21	\$ 19,016,770								
2021/22		\$ 430,000	\$ 60,517	\$ 490,517	\$ 663,000	\$ 67,891	\$ 730,891	\$ 1,221,408	
2022/23		439,000	50,971	489,971	650,000	81,840	731,840	1,221,811	
2023/24		449,000	41,225	490,225	662,000	68,840	730,840	1,221,065	
2024/25		459,000	31,258	490,258	676,000	55,600	731,600	1,221,858	15.56x
2025/26		469,000	21,068	490,068	689,000	42,080	731,080	1,221,148	
2026/27		480,000	10,656	490,656	700,000	28,300	728,300	1,218,956	
2027/28					715,000	14,300	729,300	729,300	
		<u>\$ 2,726,000</u>			<u>\$ 4,755,000</u>				

(a) Figures for 2020/21 are estimated actuals, but unaudited and subject to change upon audit and should be considered with an abundance of caution.

(a) Interest is estimated.

(a) Debt service coverage is based on estimated, actual collections of Excise Tax Revenues and State Shared Revenues for fiscal year 2020/21 compared to the highest combined interest and principal requirements in any fiscal year of the Town for the First Purchase Agreement and the Purchase Agreement. See "HISTORICAL AND PROJECTED EXCISE TAX REVENUES" table herein.

Mr. Reader stated that the annual payment is closer to \$716,000 as he ran the estimate at 2%. He noted that for every dollar of debt, the Town has \$15.56 in revenue.

On motion of Vice-Mayor Cordes, seconded by Councilmember Anderson, and carried (6-0) to adopt Resolution No. 1798-21.

Discussion/Approval/Disapproval of authorizing staff to proceed with conducting the Citizen Survey, Employee Survey, and the Rodeo Survey.

Ms. Garcia stated the Town is working with National Survey Group for the surveys. The Town will use their software and benchmark against other communities that are Florence's size throughout Arizona and the United States. It will determine how well the Town is doing in comparison to other communities that are our size and that have similar funding.

Ms. Garcia stated that the company has been provided the Town's GIS survey and census data. She explained the citizen survey process. They will receive a postcard and letter in the mail which will contain a survey number. They will have eight weeks in which to return the survey. The Town will also post polling information on its social media page so that anyone can take the survey as well. There are steps in place to ensure that it is a Florence resident who is completing the survey.

Ms. Garcia stated that the Council is able to include five individualized questions. If Council approves this item tonight, the survey will be able to be completed February 2022. The information will be used to help with the budget process, establish its priorities and establishing the Strategic Plan.

Ms. Garcia stated that a sample survey is included in the agenda packet. She noted that some questions have been removed such as snowplowing and other things that do not pertain to the Town. Council submitted questions to be added to survey. The Town is able to add five questions without there being an increase in cost. Council was asked to choose five questions from the below list to be added to the survey.

Ms. Garcia posed eight questions for Council's consideration.

After discussion, the Council chose five question to add to the survey.

Ms. Garcia will work with the company on the wording for the questions and to ensure they fit. She stated the survey will be a benchmark tool that will be used for planning and what areas the Town can improve. She stated that Council will send a sample survey to Council for approval as well as the timeline once the survey is approved.

Ms. Garcia stated that the employee survey has the same timeline as the community survey. The Town will not change any of the questions nor does the Town need to submit any questions. The ranking will be done on a national level.

Mayor Walter inquired if every employee would have access to the employee survey.

Ms. Garcia stated that every employee will be provided a code. A post card and letter are being sent asking them to complete the survey. There are several ways in which an employee can submit the survey and it is completely anonymous. The Town will not be collecting the data and the employees can feel secure that the Town will not know who submitted a survey.

Ms. Garcia discussed the Charles Whitlow Rodeo Ground Poll. It would be done via QRL codes at the Rodeo Grounds which ask a series of questions. The poll was posted on social media, the local newspaper and will be completed electronically. The Council can elect to have as many questions as it would like. The poll will have many open-ended questions. The poll will be compiled in an Excel spreadsheet and the Council will be provided the survey will all of the comments and like concepts will be put together. Anyone can complete the poll, including those who live outside of Florence.

Discussion occurred on the various questions for the poll.

Councilmember Hughes inquired if Mr. Foster was asked to provide input on the questions.

Ms. Garcia stated that she will reach out to Mr. Foster for his feedback.

Mayor Walter stated that she met with Mr. Foster and invited him to provide feedback on the questions.

Ms. Garcia inquired what time frame the Council would prefer for the poll to be open.

The consensus of the Council is to have the poll open for the month of November.

On motion of Vice-Mayor Cordes, seconded by Councilmember Anderson, and carried (6-0) to authorize staff to proceed with conducting the Citizen Survey, Employee Survey, and the Rodeo Survey.

CALL TO THE PUBLIC

Ms. Cathy Adam, Florence Resident, stated that she has concerns about choosing the rodeo ground as a priority because one of the other parks could be lost. She noted that the survey may be a funding issue and one of the parks may not be funded. She inquired what the Town is trying to do in the whole Town budget. The only item that is being pointed out is the parks. She inquired if there are enough funds to support all of the parks. She asked that Council be clear in what they want to get out of the survey and make it clear on what the downside may be based on the public's response.

Mayor Walter stated that the survey will not result in the Rodeo Grounds replacing a project or that another project may go away. The survey results will help guide the Council's decision in what the residents feel is important and helping to prioritize projects.

Ms. Jazzmine Lopez, Florence Resident, stated that the rodeo grounds has been closed for the last year and is glad to see that the question inquiring how many times someone has visited the rodeo grounds in the past year has been removed.

Ms. Lopez inquired if Council cares about the results will the responses be considered or if it will be a waste of everyone's time to complete the survey. She inquired if more events can be held at the arena. She said she cares and will be completing the survey.

Councilmember Anderson stated that the survey is not about funding but rather about prioritizing the projects. He said the survey needs to be better explained.

Vice-Mayor Cordes suggested that anyone who would like to discuss the survey contact the Council directly.

Ms. Nicole Buccellato, Florence Resident, stated that the survey is not clearly written, and may be difficult for some that may have cognitive issues. She pointed out areas of confusion regarding the parks and if the questions pertain to what currently exists or what is being planned. She suggested that the survey be released in December once the event has taken place at the rodeo grounds.

Discussion occurred on the timeline for the survey to be released. The date can be modified to March 2022.

Ms. Connie Salazar, Florence Resident, stated that moving the rodeo grounds is not a good idea. She looks forward to attending the rodeo and attends each year. She stated that Florence is growing south and will eventually be in Town. She also requested batting cages to be installed at Heritage Park.

CALL TO THE COUNCIL – CURRENT EVENTS ONLY

Councilmember Mendoza stated that it is important that everyone recognize that the Anthem community is part of Florence. He had an issue occur where someone said that the Anthem community is not part of Florence. He ran for Council because he wants to be a voice and is passionate about making positive changes.

Councilmember Mendoza stated that even though he was not born in Florence, and while he lived in Tucson, he worked in the community and participated in events at Heritage Park and eventually moved here. He remembers the siren going off reminding kids it was time to go home and said that this needs to be brought back. Many residents come from different places and the community needs to quit fighting each other.

Councilmember Mendoza stated that the community needs to unite. It is apparent that everyone who lives in Florence loves the community and so many great things could happen if the community came together. He would like Florence to celebrate its heritage and have events showcasing it such as gun fights and carriages on Main Street.

Councilmember Neal thanked everyone who assisted with the cleanup event.

Councilmember Anderson stated that the Greater Florence Chamber of Commerce (Chamber) is requesting to be part of the State of the Town. He invited Mayor Walter to an upcoming Chamber meeting to discuss this further as there seems to be some confusion regarding the event.

Councilmember Anderson stated that the Town released a Request for Proposals for the Downtown Assistance Program which consisted of 29 pages; however, Pinal County released a similar RFP, and it was only three pages. He has requested information on this and is still waiting a response.

Councilmember Anderson congratulated the Town for their cooperation with the owner and the contractor on the Cuen Building. He stated that this type of cooperation is how all the buildings should be done.

Councilmember Anderson stated that he attended the Third Friday on Main event, and it was a nice event. He was able to visit many of the businesses that stayed open for the event. He encouraged everyone to come go to the next event.

Vice-Mayor Cordes stated that she attended the Road to Country Thunder event and was happy to see Main Street full of people. She is looking forward to the Junior Parada event and hopes to see many people attend the various events planned for Junior Parada weekend.

Vice-Mayor Cordes stated that she agrees with Councilmember Mendoza's comments regarding the division of the community.

Mayor Walter stated that she accepted Councilmember Anderson's request to attend a future Chamber meeting.

Mayor Walter stated the State of the Town will be done virtually this year because there are so many events planned from now through January and did not want to take away from those events. She asked to resurrect the dinner celebration honoring the Board and Commission members.

Mayor Walter stated that she has received feedback from the business community that they would like to have businesses highlighted. She asked staff to work with the Chamber regarding this as well as tourism.

Mayor Walter stated that the community clean up event was successful. She attended the Farmer's Market, and it was a successful event.

Mayor Walter stated that staff has met with the Chamber and other parties to garner feedback on future RFPs.

Mayor Walter thanked everyone who attended the meeting.

MERRILL RANCH COMMUNITY FACILITIES DISTRICT NO. 1

CALL TO ORDER

**ROLL CALL: Tara Walter, Michelle Cordes, John Anderson, Kristen Rodriguez,
Judy Hughes, Arthur Neal, Johnie Mendoza**

Present: Tara Walter, Michelle Cordes, John Anderson, Judy Hughes, Arthur Neal, Johnie Mendoza

Absent: Kristen Rodriguez

Discussion and possible action to approve Merrill Ranch Community Facilities District No. 1 September 7, 2021 Special Meeting minutes.

On motion of Vice-Chairman Cordes, seconded by Boardmember Hughes, and carried (6-0) to approve the Merrill Ranch Community Facilities District No. 1 September 7, 2021 Special Meeting minutes.

ADJOURNMENT TO A JOINT EXECUTIVE SESSION WITH MERRILL RANCH COMMUNITY FACILITIES DISTRICT NO. 1 AND THE MAYOR AND COUNCIL OF THE TOWN OF FLORENCE.

For the purposes of discussions or consultations with designated representatives of the public body and/or legal counsel pursuant to A.R.S. Sections 38-431.03 (A)(3) and (A)(4) to consider its position and instruct its representatives and/or attorneys regarding:

CV 2019-012347; WHM Merrill Ranch Investments, LLC, a Delaware limited liability company; Merrill Ranch Owner's Agent, LLC, an Arizona limited liability company; Roadrunner Resorts, LLC, an Arizona limited liability company, CMR/Casa Grande, LLC, an Arizona limited liability company, Plaintiffs, vs. Merrill Ranch Community Facilities District No. 1, Defendant.

On motion of Vice-Chairman Cordes, seconded by Boardmember Hughes, and carried (6-0) to adjourn to a Joint Executive Session with Merrill Ranch Community Facilities District No 1 and the Mayor and Council of the Town of Florence.

ADJOURNMENT FROM MERRILL RANCH COMMUNITY FACILITIES DISTRICT NO. 1 EXECUTIVE SESSION.

On motion of Vice-Chairman Cordes, seconded by Boardmember Mendoza, and carried (6-0) to adjourn from Merrill Ranch Community Facilities District No. 1 Executive Session.

ADJOURNMENT FROM MERRILL RANCH COMMUNITY FACILITIES DISTRICT NO. 1 MEETING.

On motion of Vice-Chairman Cordes, seconded by Boardmember Mendoza, and carried (6-0) to adjourn from Merrill Ranch Community Facilities District No. 1 Meeting.

ADJOURNMENT FROM THE FLORENCE TOWN COUNCIL EXECUTIVE SESSION

On motion of Councilmember Hughes, seconded by Vice-Mayor Cordes, and carried (6-0) to adjourn from the Florence Town Council Executive Session.

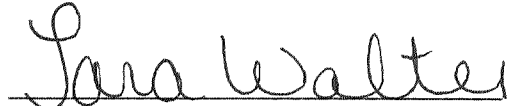
Town of Florence Council Meeting Minutes

October 18, 2021

Page 17 of 18

ADJOURNMENT

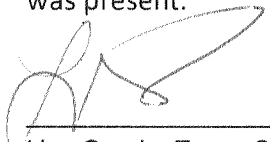
On motion of Councilmember Hughes, seconded by Vice-Mayor Cordes, and carried (6-0) to adjourn the meeting at 9:05 p.m.


Tara Walter, Mayor

ATTEST:


Lisa Garcia, Town Clerk

I certify that the following is a true and correct copy of the minutes of the Florence Town Council meeting held on October 18, 2021, and that the meeting was duly called to order and that a quorum was present.


Lisa Garcia, Town Clerk